



101-DR-2005

11/15/05

Project Narrative

This document will be uploaded to a Case Fact Sheet on the City's web site.

Date: 11/07/05

Project No.: 287 - PA 2005

Coordinator: Greg Williams

Case No.: 101-DR-2005

Project Name: SL12

Project Location: 3635 N 68th ST Scottsdale, AZ 85251

Property Details:

☐ Single-Family Residential ☒ Multi-Family Residential ☐ Commercial ☐ Industrial
 Current Zoning: R5 Proposed Zoning: To Remain Unchanged
 Number of Buildings: 3 Parcel Size: 21,752 s.f. (0.49 acres)
 Gross Floor Area/Total Units: 16,182 s.f. 12 units Floor Area Ratio/Density: 74%
 Parking Required: 12 Spaces Parking Provided: 14 Spaces
 Setbacks: N - Existing S - Existing E - Existing W - Existing

Description of Request:

To take the existing Abode apartment/hotel located on 68th St in Scottsdale and create liveable condo loft spaces. The proposed project will continue the current modernization that is occurring on 68th st with such projects as the Valley Ho and the Residences on Main. The project is 3 buildings South of the Valley Ho project and will greatly enhance the current building to fit in with the progress that is taking place.

The current building is used as a short term apartment /hotel with rentals by the day/week/month. Over the years the building has attracted a transient tenancy. We are proposing an upscale loft project that will bring a more stable residency to the area. The project will have such amenities as secured parking and gated access to create a more secure and private environment. The current units are all single story and very cramped spaces. We will be increasing the square footage of the units while still staying within the footprint of the existing buildings. We will be staying at the current 12 units but expanding the space of these units. 6 of the 12 units will become two story loft style space and 10 of the 12 units will have rooftop patios with views of Camelback Mountain.

While still staying within the style and feel of the area we plan to create an exciting environment where owners can enjoy all the amenities and activities that Downtown Scottsdale has to offer.

Planning and Development Services Department

7447 E Indian School Road, Suite 105, Scottsdale, AZ 85251 • Phone: 480-312-7000 • Fax: 480-312-7088

SITE INFORMATION

CITY: CHANDLER
PROJECT ADDRESS: 3635 N. 68TH ST.
SCOTTSDALE, AZ 85251

TABULAR: 101-DR-2005

BLDG: N/A

LOT: N/A

OWNER: 101-DR-2005

SITE PLAN INFO

OWNER: 101-DR-2005

BLDG: N/A

BLDG: N/A

BLDG: N/A

BLDG: N/A

BLDG: N/A

BLDG: N/A

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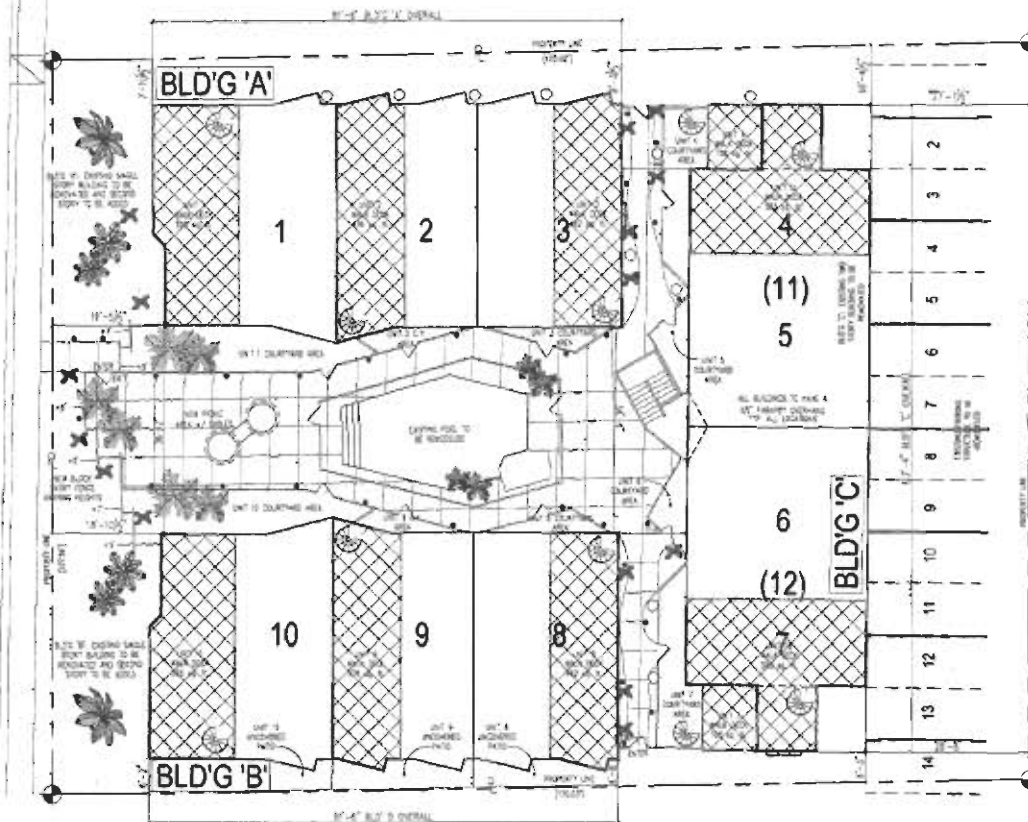
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BLDG: N/A

68111 STREET



SITE PLAN



101-DR-2005
11/15/05

NOT TO SCALE
THIS PLAN IS A PRELIMINARY DESIGN AND SHOULD NOT BE USED FOR CONSTRUCTION WITHOUT THE APPROVAL OF THE CITY OF CHANDLER.

SL12
BUILDING RENOVATION
3635 N. 68TH ST.
SCOTTSDALE, AZ 85251

SITE PLAN LAYOUT

NO.	SECTION	DATE
1	101-DR-2005	11/15/05
2		
3		
4		
5		
6		
7		
8		
9		
10		
11		
12		
13		
14		

ENTERPRISES, INC.
ENTERPRISES, INC.

ENTERPRISES, INC.
P.O. BOX 1000
MESA, AZ 85201
(602) 961-1000

STRUCTURAL ENGINEERING



STRUCTURAL ENGINEERING, INC.

1111 E. BROADWAY, SUITE 100

TEMPE, AZ 85281

ALL WORK SHALL BE DONE IN ACCORDANCE WITH THE CITY OF CHANDLER.

DATE: 11/15/05

BY: [Signature]

FOR: [Signature]

PROJECT NO. 101-DR-2005

SCALE: AS SHOWN

DATE: 11/15/05

BY: [Signature]

FOR: [Signature]

PROJECT NO. 101-DR-2005

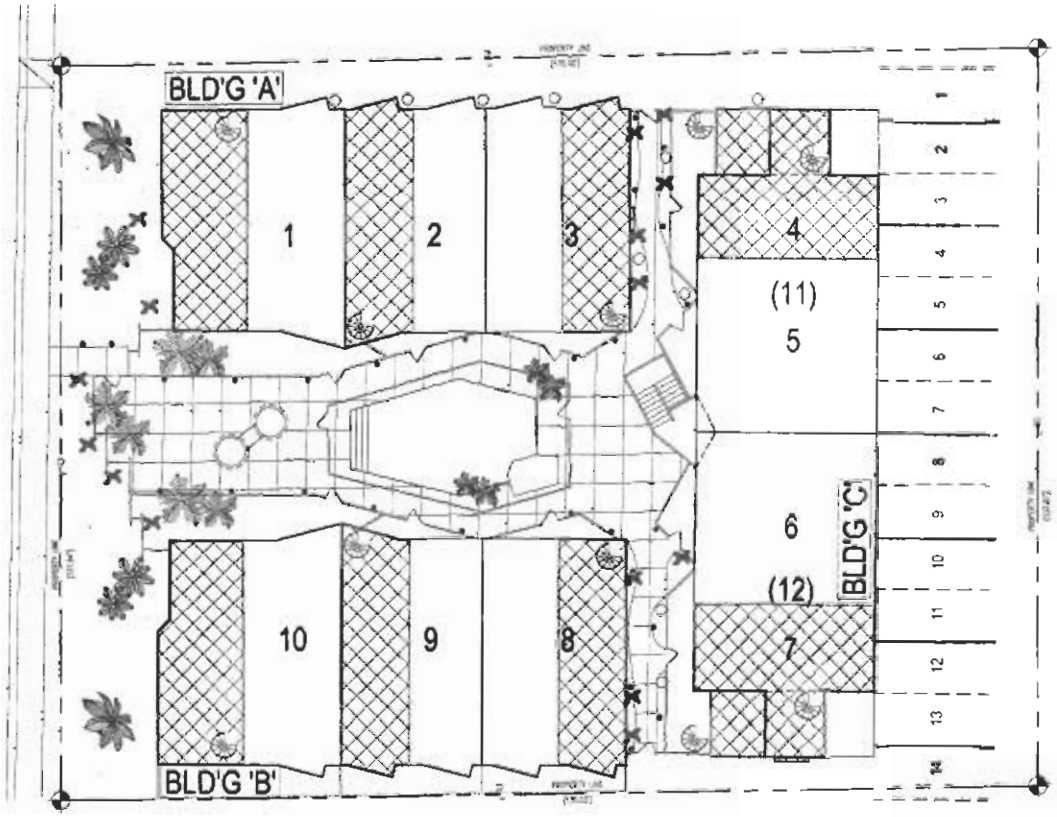
SCALE: AS SHOWN

DATE: 11/15/05

BY: [Signature]

FOR: [Signature]

68TH STREET



LANDSCAPE PLAN

PLANT LEGEND

- EXISTING PHX PALM
- PIOMY DATE PALM
- QUEEN PALM
- ASPARAGUS FERN
- DESERT GOLD ROCK
- CYPRESS ITALIAN

101-DR-2005
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ALL WORK SHALL BE IN ACCORDANCE WITH THE CITY OF SCOTTSDALE, ARIZONA, STANDARD SPECIFICATIONS FOR CONSTRUCTION, LATEST EDITION, AND THE ARIZONA DEPARTMENT OF TRANSPORTATION, STANDARD SPECIFICATIONS FOR CONSTRUCTION, LATEST EDITION.

SL12
BUILDING RENOVATION
3635 N. 68th ST.
SCOTTSDALE, AZ 85251

LANDSCAPE LAYOUT

NO.	DESCRIPTION	QTY.
1	EXISTING PHX PALM	
2	PIOMY DATE PALM	
3	QUEEN PALM	
4	ASPARAGUS FERN	
5	DESERT GOLD ROCK	
6	CYPRESS ITALIAN	

ENTERPRISES, INC.
ENB
LANDSCAPE ARCHITECTS, INC.
1401 N. 10TH AVENUE
SUITE 100
SCOTTSDALE, AZ 85251
PH: (480) 344-8800 FAX: (480) 344-8801

SEC
SCOTTSDALE ENGINEERING LLC
2111 N. BROADWAY, SUITE 1
SCOTTSDALE, AZ 85251
PH: (480) 344-8800 FAX: (480) 344-8801

DATE	11/15/05	BY	SEC
SCALE	AS SHOWN	DATE	11/15/05
CHECKED	SEC	DATE	11/15/05

L1



SOUTH ELEVATION



NORTH ELEVATION



EAST ELEVATION



WEST ELEVATION

SL12
 3635 N. 68TH STREET
 SCOTTSDALE, ARIZONA
 BUILDING 1,2 & 3

101-DR-2005
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WEST ELEVATION



EAST ELEVATION



NORTH ELEVATION



SOUTH ELEVATION

SL12
3635 N. 68TH STREET
SCOTTSDALE, ARIZONA
BUILDING 4,5,6,7,11 & 12

101-DR-2005
11/15/05



SOUTH ELEVATION



NORTH ELEVATION



EAST ELEVATION



WEST ELEVATION

SL12
 3635 N. 68TH STREET
 SCOTTSDALE, ARIZONA
 BUILDING 8,9 &10

101-DR-2005
 11/15/05



EAST ELEVATION



NORTH ELEVATION



SOUTH ELEVATION

SL12
 3635 N. 68TH STREET
 SCOTTSDALE, ARIZONA
 BUILDING 4,5,6,7,11 & 12
 WITH CARPORT

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SL12
3635 N. 68TH STREET
SCOTTSDALE, ARIZONA
PERSPECTIVE VIEW FROM 68TH ST.

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